

## **FACILITIES MANAGEMENT (JULY 2006)**

Copies of DOE Directives referenced herein are available at the DOE Headquarters procurement web site, <http://professionals.pr.doe.gov/ma5/ma-5web.nsf/?Open>.

(a) Site development planning. The Company shall provide to the Seller site development guidance for the facilities and lands for which the Seller is responsible under this subcontract. Based upon this guidance, the Seller shall prepare, and maintain through annual updates, a Long-Range Site Development Plan (Plan) to reflect those actions necessary to keep the development of these facilities current with the needs of the Government and allow the Seller to successfully accomplish the work required under this subcontract. In developing this Plan, the Seller shall follow the procedural guidance set forth in the applicable DOE Directives in the Life Cycle Facility Operations Series listed elsewhere in this subcontract. The Seller shall use the Plan to manage and control the development of facilities and lands. All plans and revisions shall be approved by the Company and the Government.

(b) General design criteria. The general design criteria which shall be utilized by the Seller in managing the site for which it is responsible under this subcontract are those specified in the applicable DOE Directives in the Design Criteria series listed elsewhere in this subcontract. The Seller shall comply with these mandatory, minimally acceptable requirements for all facility designs with regard to any building acquisition, new facility, facility addition or alteration or facility lease undertaken as part of the site development activities of paragraph (a) of this clause. This includes on-site constructed buildings, pre-engineered buildings, plan-fabricated modular buildings, and temporary facilities. For existing facilities, original design criteria apply to the structure in general; however, additions or modifications shall comply with this directive and the associated latest editions of the references therein. An exception may be granted for off-site office space being leased by the Seller on a temporary basis.

(c) Energy management. The Seller shall manage the facilities for which it is responsible under this subcontract in an energy efficient manner in accordance with the applicable DOE Directives in the Life Cycle Facility Operations Series listed elsewhere in this subcontract. The Seller shall develop a 10-year energy management plan for each site with annual reviews and revisions. The Seller shall submit an annual report on progress toward achieving the goals of the 10-year plan for each individual site, and an energy conservation analysis report for each new building or building addition project. Any acquisition of utility services by the Seller shall be conducted in accordance with 48 CFR 970.41.

(d) Subcontract Requirements. To the extent the Seller subcontracts performance of any of the responsibilities discussed in this clause, the subcontract shall contain the requirements of this clause relative to the subcontracted responsibilities.

(End of clause